

## **August 1, 2023 Public Hearing Minutes**

Mayor Mary Condon called the public hearing meeting to order at 5:30 p.m. The meeting was to hear public comments and concerns on the application for a special use permit request from Krasniqi Real Estate Holdings, LLC, for the purpose of a fitness gym, to be located in the Central Business District (CBD) – WCAD Parcel R010892 also known as 212 E. Main Street, Suite 102, Florence, Texas 76527. Mayor Mary Condon closed the hearing at 5:33 p.m.

Mayor Mary Condon called the second public hearing meeting to order at 7:00 p.m. The meeting was to hear public comments and concerns on a petition for annexation 81.96 acres AW0285 Hornsby J. SUR, West Tomlinson and Highway 195 R010009- Dr. Richard and Elizabeth Moon - BEING 81. 96 acres of land, situated in the Josephus Hornsby Survey, Abstract No. 285, Williamson County, Texas, said land being a portion of that certain tract of land called 210.75 acres, as conveyed to Jerry L. Howell and Barbara K. Howell by deed as in Volume 1934, Page 319, of the Official Records of Williamson County, Texas. Surveyed on the ground in the month of September, 2000, under the supervision of Don H. Bizzell, Registered Professional Land Surveyor.. Mayor Mary Condon closed the hearing at 7:02 p.m.

## **August 1, 2023 Minutes**

The Florence City Council met on August 1, 2023, with Mayor Mary Condon presiding and Council members Amy Hansson, Debra Bartos Cahill, Denise Deichmann, and Mike Harrell were present. Lesa Ragsdale was absent.

Staff members present: Jamie Hargrove-Jacobs, Mary Dixon, Adam Marsh, Josh Teitge, Stacey Adams. Daniel Ortiz

Legal Counsel present: Randy Stump

Guests present: Don and Christi Hoover, Tatum Bass, Peggy Morse, Rick Castleberry, Clare Condon, Rick Kirkpatrick, Kory Woolverton and Angel Callan.

Mayor Mary Condon called the meeting to order at 5:33 pm.

Mayor Mary Condon asked the Guests addressing the Council to speak at this time.

Alderman Mike Harrell provided Invocation.

### **1. Consent Agenda-**

Debra Bartos Cahill made the motion to approve the July 11, 2023 minutes as presented. Amy Hansson seconded the motion. Mayor Mary Condon asked to poll the Council.  
Denise Deichmann-for

Lesa Ragsdale- absent  
Mike Harrell - for  
Amy Hansson- for  
Debra Bartos Cahill-for  
Motion carried.

### **Regular Agenda-**

Committee, Council Members and City Staff Reports:

2. Mayor/Council Report – No report.

3. Municipal Court – See report.

4. City Secretary, Jamie Hargrove-Jacobs – See report.

5. Chief of Police, Adam Marsh – See report.

6. Public Works Director, Stacey Adams – See report.

7. Florence Chamber of Commerce-August 4, 2023-Main Street Clean-Up and First Friday; Chamber After Hours – August 10, 2023.

8. Florence Planning and Zoning – No report.

9. Florence ISD Afterschool Centers on Education – ACE – Angel Callan – Students out for summer. Would like to establish a Community Committee.

10. Building Services Director, Mary Dixon – See report.

11. Denise Deichmann made the motion to approve the recommendation from Planning and Zoning Committee on the proposed application for a special use permit request from Krasniqi Real Estate Holdings, LLC, for the purpose of a fitness gym, to be located in the Central Business District. Amy Hansson seconded the motion. Mayor Mary Condon asked to poll the Council.

Denise Deichmann-for

Lesa Ragsdale- absent

Mike Harrell - for

Amy Hansson- for

Debra Bartos Cahill-for

Motion carried.

12. Debra Bartos Cahill made the motion to approve the petition for annexation of 81.96 acres AW0285 Hornsby J. SUR, West Tomlinson and Highway 195 R010009-Dr. Richard and Elizabet Moon - BEING 81 .96 ACKRES OF LAND, SITUATED IN THE Josephus Hornsby Survey, Abstract No. 285, Williamson County, Texas, said land being a portion of that certain tract of land called 210.75 acres. As conveyed to Jerry L. Howell and Barbara K. Howell by deed as in volume 1934, page 319, of the official records of Williamson Couty, Texas. Keep as agriculture district. Denise Deichmann seconded the motion. Mayor Mary Condon ask to poll the Council.

Denise Deichmann-for

Lesa Ragsdale- absent

Mike Harrell - for

Amy Hansson- for

Debra Bartos Cahill-for

Motion carried.

13. Debra Bartos-Cahill made the motion to schedule a meeting with the Nightingale Developers and the City Staff. Rick Castleberry stated they would pay for the requested meeting. Amy Hansson seconded. Mayor Mary Condon ask to poll the council.

Denise Deichmann-for  
Lesa Ragsdale- Absent  
Mike Harrell- for  
Debra Bartos Cahill- for  
Amy Hansson-for  
Motion carried

14. Debra Bartos-Cahill made the motion on amending the SRO contract between the City and the Florence ISD to include a 3rd required officer. Amy Hansson seconded. Mayor Mary Condon ask to poll the council.

Denise Deichmann-for  
Lesa Ragsdale- Absent  
Mike Harrell- for  
Debra Bartos Cahill- for  
Amy Hansson-for  
Motion carried

15. Debra Bartos Cahill made the motion to work with the Florence ISD on a schedule to allow them to water one of the football fields during the restrictions. After several possibilities were mentioned, it was decided to allow one and see what the outcome would be and then the request would reevaluate. Denise Deichmann seconded that motion. Mayor Mary Condon ask to poll the council

Denise Deichmann-for  
Lesa Ragsdale-absent  
Mike Harrell-for  
Debra Bartos Cahill-for  
Amy Hansson-for  
Motion carried

16. Debra Bartos Cahill made the motion to approve a \$1.00/hr merit raise for Devin Richardson, Denise Deichmann seconded the motion. Mayor Mary Condon ask to poll the council.

Lesa Ragsdale- absent  
Mike Harrell - for  
Amy Hansson- for  
Debra Bartos Cahill-for  
Denise Deichmann-for  
Motion carried.

17. Debra Bartos Cahill made the motion to allow Director of Public Works, Stacey Adam, to act as an Interim Director of Public Works so the position could be posted. He will remain in the position until it is filled and then a lateral transfer to a Public Works Tech II. Denise Deichmann seconded the motion. Mayor Mary Condon ask to poll the council.

Lesa Ragsdale- absent  
Mike Harrell - for  
Amy Hansson- for  
Debra Bartos Cahill-for  
Denise Deichmann-for  
Motion carried.

18. Debra Bartos Cahill made the motion to approve the proposal from Westar Construction in the amount of

\$8,500.00 for the sewer line repairs at 405 W. Love Avenue. Denise Deichmann seconded the motion. Mayor Mary Condon ask to poll the council.

Lesa Ragsdale- absent  
Mike Harrell - for  
Amy Hansson- for  
Debra Bartos Cahill-for  
Denise Deichmann-for  
Motion carried.

19. Denise Deichmann made the motion to close the public swimming pool for the remainder of the season; due to water restrictions and to not charge the lifeguards the remaining balance due from each of \$30.00 for their portion of the certification training expense. Mike Harrell seconded the motion. Mayor Mary Condon ask to poll the council.

Lesa Ragsdale- absent  
Mike Harrell - for  
Amy Hansson- for  
Debra Bartos Cahill-for  
Denise Deichmann-for  
Motion carried.

20. Debra Bartos Cahill made the motion to extend the season pass from 2023 to 2024 for the season pass holders; with no refunds being offered if the holder does not return in 2024. Denise Deichmann seconded the motion. Mayor Mary Condon ask to poll the council.

Lesa Ragsdale- absent  
Mike Harrell - for  
Amy Hansson- for  
Debra Bartos Cahill-for  
Denise Deichmann-for  
Motion carried.

21. Debra Bartos Cahill made the motion to approve amending the email communications policy to include adding the Florence PD domain. Denise Deichmann seconded the motion. Mayor Mary Condon ask to poll the council.

Lesa Ragsdale- absent  
Mike Harrell - for  
Amy Hansson- for  
Debra Bartos Cahill-for  
Denise Deichmann-for  
Motion carried.

22. No action was taken on the policy for take home vehicles for the Florence Police Department.

23. Debra Bartos Cahill made the motion to approve taking down the fence around the old Public Works building located at 306 E. Main Street. Discussion was that it did not have to be immediate and needed to further discuss capping the well and the 8" water line. Denise Deichmann seconded the motion. Mayor Mary Condon ask to poll the council.

Lesa Ragsdale- absent  
Mike Harrell - for

Amy Hansson- for  
Debra Bartos Cahill-for  
Denise Deichmann-for  
Motion carried.

24. No action was taken on setting the ad valorem tax rate for 2023.

25. Amy Hansson made the motion to approve setting the budget workshop date for August 15, 2023 at 6:00 p.m. Mike Harrell seconded the motion. Mayor Mary Condon ask to poll the council.

Lesa Ragsdale- absent  
Mike Harrell - for  
Amy Hansson- for  
Debra Bartos Cahill-for  
Denise Deichmann-for  
Motion carried

26. No action was taken on the discrepancies with the Florence Public Library survey.

27. Mayor Mary Condon, City Council and City Attorney, Randy Stump, adjourned into one or more executive session(s) at 6:33 p.m. under Sec. 551.071(1)(A) and/or (B) of the Texas Government Code, and/or Sec. 551.071(2) of the Texas Government Code for discussion of matters in which the when the governmental body seeks the advice of its attorneys about (I) pending or contemplated litigation; or (ii) a settlement offer; or (iii) on one or more matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas the duty of the City Attorney under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflict with the Open Meetings Act.

Mayor Mary Condon, City Council and City Attorney, Randy Stump, reconvened into Open Session at 6:45 p.m. concerning consideration and action, if any, arising out of the conference with legal counsel about any matters described in item 27 above. No action was taken in regards to Hartland Park & Recreation, LLC; pending receipt of requested documents.

28. Debra Bartos Cahill made the motion to approve the drought contingency plan revising provisions in Section VIII thereof. Setting forth requirements for termination of stages; ratifying the prior acts of the Mayor; providing for an emergency, waiving the 2 reading requirement, and effective date; as read by City Attorney, Randy Stump. Denise Deichmann seconded the motion. Mayor Mary Condon ask to poll the council.

Lesa Ragsdale- absent  
Mike Harrell - for  
Amy Hansson- for  
Debra Bartos Cahill-for  
Denise Deichmann-for  
Motion carried.

29. Denise Deichmann made the motion to approve the expenditures. Debra Bartos Cahill seconded the motion. Mayor Mary Condon ask to poll the council.

Lesa Ragsdale- absent  
Mike Harrell - for  
Amy Hansson- for

Debra Bartos Cahill-for  
Denise Deichmann-for  
Motion carried.


30. The next Council meeting is scheduled for Tuesday, September 5, 2023, at 6:00 p.m. Mayor Mary Condon polled the Council who would be present at the next meeting.

Lesa Ragsdale- absent  
Denise Deichmann- confirmed  
Mike Harrell- confirmed  
Amy Hansson- confirmed  
Debra Bartos Cahill- confirmed


31. Meeting adjourned at 8:22 pm.

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**PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF FLORENCE, TEXAS, this**  
5<sup>th</sup> day of September, 2023.

  
**Mary Condon, Mayor**

**ATTEST:**

  
**Jamie Hargrove-Jacobs, City Secretary**